

# city living, **dc** style!



## Neighborhood Cluster

# 8



Cluster 8 includes the neighborhoods located in the southeast area of Ward 2 and the northwest area of Ward 6. This Cluster is bounded by M Street and New York Avenue on the north; North Capitol Street on the east; Louisiana, Constitution, and Pennsylvania Avenues on the south; and 15th Street on the west.

 Cluster  Parks  Water



Chinatown

Downtown

Mount Vernon Square

North Capitol Street

Penn Quarter

## Neighborhood Cluster 8

Chinatown Downtown Mount Vernon Square North Capitol Street Penn Quarter



### Physical Characteristics and Assets

The Cluster includes the office and commercial core of the city. A pocket of low-scale residential development, dating to the late-19th century, is concentrated in the north of this Cluster. Many new apartments and condominiums are being built throughout the area.

The recent surge in the economy has created a strong housing market in Cluster 8, which has accelerated the rate of new residents moving to Mount Vernon Square, North Capitol Street, Chinatown, and Penn Quarter neighborhoods. The downtown area is also becoming increasingly popular as an entertainment district, spurred in part by the construction of the MCI Center, which is a large sports arena in Chinatown. This same area is also seeing a surge in development as more offices are being built in the traditional downtown area and as a result of the construction of the new convention center.

### Some highlights of Cluster 8's assets and features include the following:

- The Cluster has immediate access to the Red, Green, Yellow, Orange, and Blue Metro lines at the following stations: Mount Vernon Square, Gallery Place/Chinatown, Metro Center, Judiciary Square, Navy Memorial/Archives, McPherson Square and Federal Triangle.
- Martin Luther King Library is located in this Cluster.

- The rich history includes numerous historic sites and historic districts, including Blagden Alley, Downtown, 15th Street, Mount Vernon Square, Pennsylvania Avenue and Shaw.
- The diverse housing stock includes large and small townhomes, condominiums, and high-rise apartments, as well as a strong real estate market.
- The site of the new convention center, a multimillion dollar municipal investment, is promoting economic development in adjacent commercial districts and neighborhoods.
- Chinatown, a vibrant and exciting downtown destination, is the traditional home of Washington's Chinese community.
- The Cluster boasts easy access to museums and cultural institutions, including the National Building Museum, American Museum of Art, National Portrait Gallery and galleries on 7th Street.



### Recent Neighborhood Activity

- City Museum, Mount Vernon Square. The Carnegie Library is now a museum dedicated to the city of Washington, DC.
- Gallery Place, 7th and H Streets NW. The planned 640,000-square-foot, mixed-use development will include retail space, offices, entertainment venues, and 193 residential units.
- Terrell Place. The mixed-use development will include the old Hecht's Department Store building and will be used for offices, retail business, and residences.
- Mather Building, 916 G Street NW. The mixed-use development will include 78,400 square feet for residential, retail, art gallery, auditorium, and meeting space. This development will include 40 residential units.